

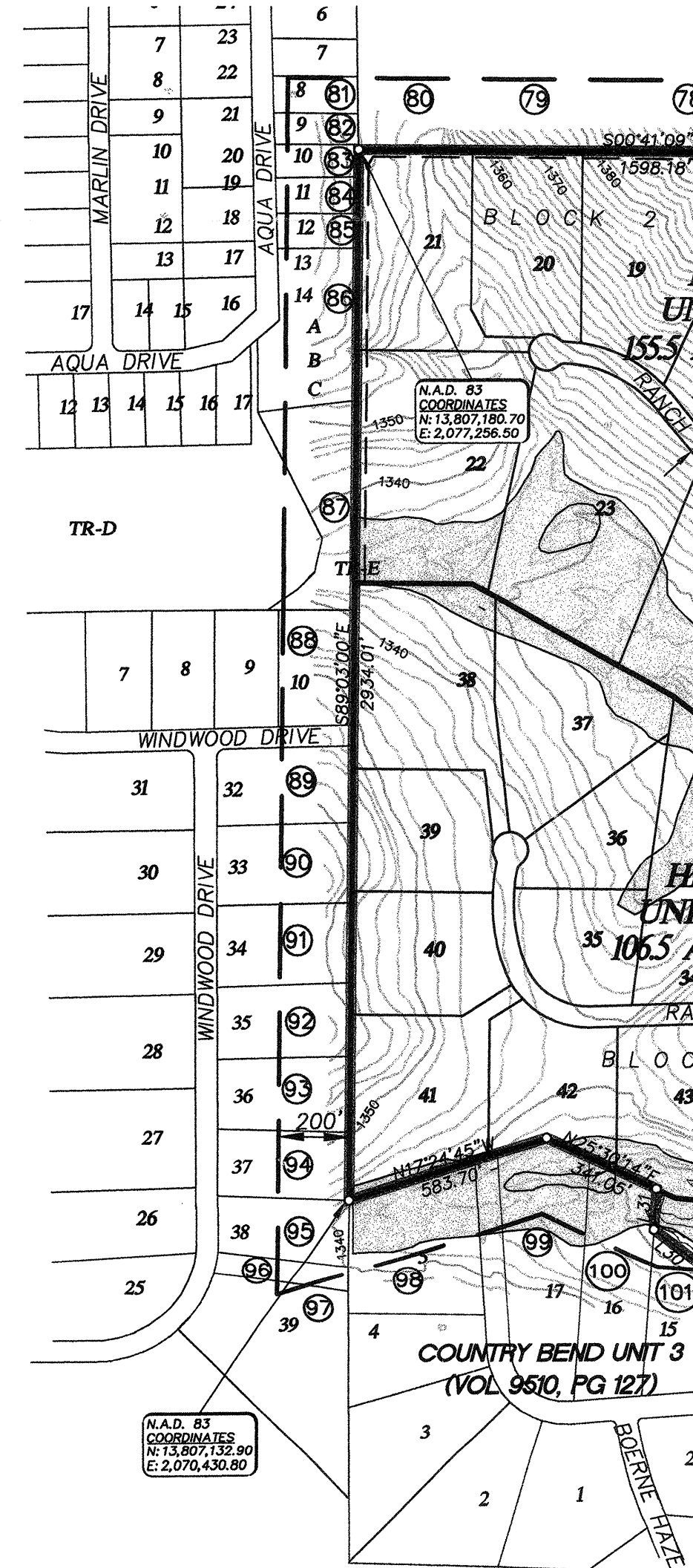
LOCATION MAP
N.T.S.

LEGEND

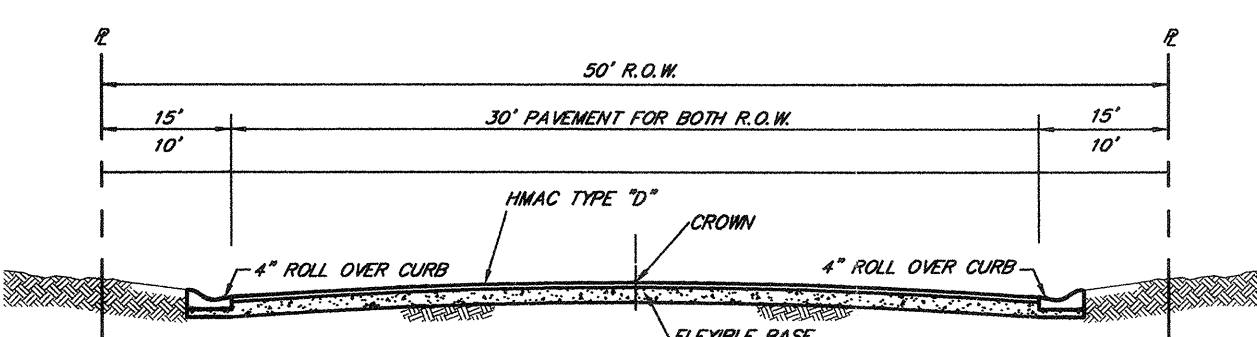
- PHASING LINE
- P.O.A.D.P./P.U.D. LIMITS
- PROPERTY OWNER INFORMATION (REF. MAILING LIST)
- SENSITIVE FEATURE—WELL
- 200 FEET NOTIFICATION LINE
- SCHOOL DISTRICT BOUNDARIES
- FEMA 100 YEAR FLOOD PLAIN



SCALE: 1" = 400'

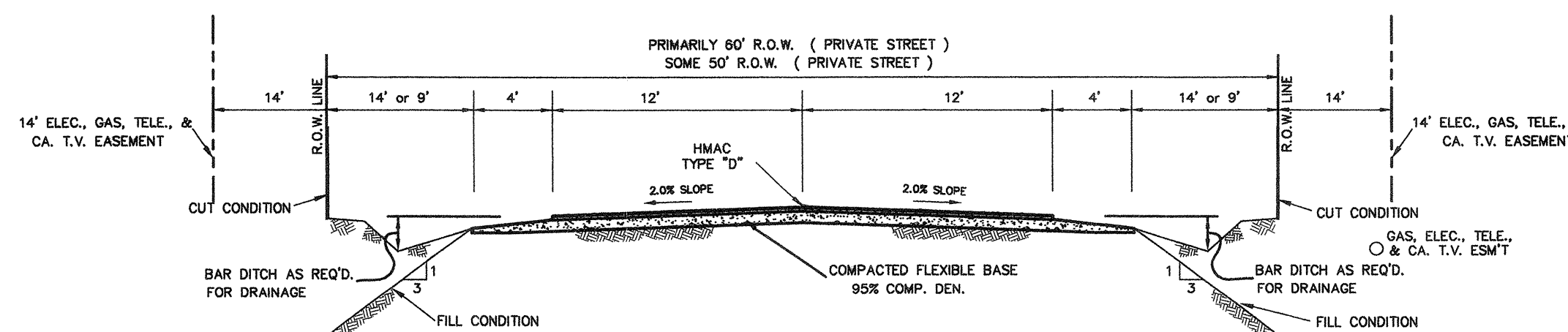


OPEN SPACE RATIO AND DENSITY TABLE (PUD PLAN ONLY)									
UNIT	CONSTRUCTION SCHEDULE	LAND USE	SIZE (Ac.)	# OF LOTS	DENSITY (LOTS/AC.)	BUILDING & DRIVEWAY COVERAGE (Ac.)	STREET R.O.W. (Ac.)	STREET PAVEMENT (Ac.)	% OPEN SPACE/PHASE
1	COMPLETED	RE-RESIDENTIAL ESTATE DISTRICT	50.51	11	0.22	1.78	5.84	3.20	45.53
2	COMPLETED	RE-RESIDENTIAL ESTATE DISTRICT	46.20	12	0.26	1.93	0.56	0.38	43.89
3	COMPLETED	RE-RESIDENTIAL ESTATE DISTRICT	156.20	27	0.17	4.34	6.75	3.60	148.26
4	COMPLETED	RE-RESIDENTIAL ESTATE DISTRICT	106.50	24	0.23	3.86	5.63	3.00	99.64
5	SPRING 2003	RE-RESIDENTIAL ESTATE DISTRICT	135.20	37	0.27	5.95	9.28	4.49	124.78
6	FALL 2003	RE-RESIDENTIAL ESTATE DISTRICT	104.70	26	0.25	4.18	6.33	3.37	97.15
TOTALS/AVERAGE			599.31	137	0.23	22.04	34.39	18.04	559.23



TYPICAL STREET SECTION

NOT-TO-SCALE
(RANCHLAND VIEW UNITS, LAND 2 ONLY)



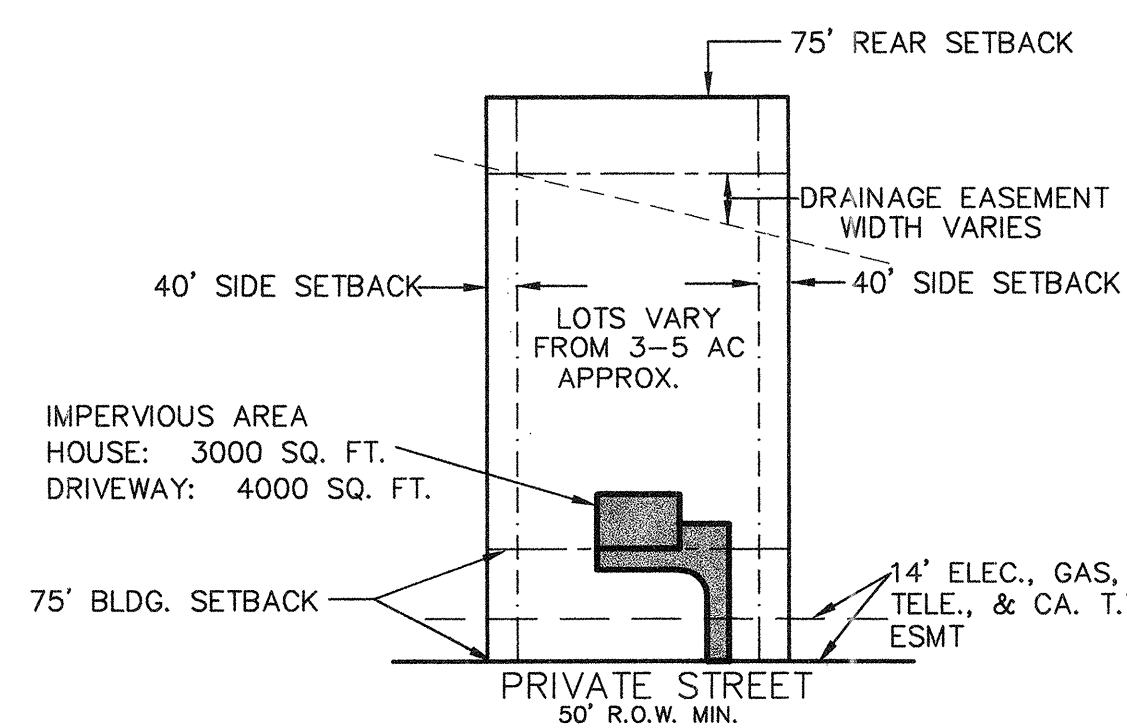
TYPICAL STREET SECTION

NOT-TO-SCALE
(FOR UNITS 2-8)

OPEN SPACE CALCULATIONS

$$\text{OPEN SPACE AREA (acres)} = \left(\frac{\text{GROSS AREA (acres)}}{\text{DENSITY (LOTS/AC.)}} \right) - \left(\frac{\text{BUILDING & DRIVEWAY COVERAGE (Ac.)}}{\text{DENSITY (LOTS/AC.)}} \right) - \left(\frac{\text{STREET PAVEMENT (Ac.)}}{\text{DENSITY (LOTS/AC.)}} \right)$$

SUMMARY	139 EA
NUMBER OF RESIDENTIAL LOTS	3,000 SF
AVERAGE HOME SIZE	0.23 LT/AC
DENSITY (SINGLE FAMILY UNITS PER ACRE)	24,086 LF
STREET CONSTRUCTION	



TYPICAL LOT DETAIL
NOT-TO-SCALE

AVG. LOT SIZE = 4.31 AC.
AVG. OPEN SPACE / LOT = 4.02 AC/LOT
AVG. IMPERVIOUS COVER/LOT = 7,000 S.F. = .16 AC

CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	CHORD BEARING
C3	33.35'	178.00'	16.72'	10°44'05"	33.30'	S88°57'50"E
C4	41.59'	222.00'	20.86'	10°44'05"	41.53'	N88°57'50"W
C5	37.70'	222.00'	18.89'	9°43'45"	37.65'	N77°43'35"W
C6	33.35'	178.00'	16.72'	10°44'05"	33.30'	S78°13'45"E
C7	42.28'	396.00'	21.15'	40°35'44"	42.27'	S89°37'44"E
C8	61.07'	178.00'	30.84'	19°39'26"	60.77'	N82°30'37"E
C9	38.93'	222.00'	19.51'	10°02'49"	38.88'	S77°42'19"W
C10	13.15'	584.00'	6.58'	11°7'25"	13.15'	N82°05'01"E
C11	218.14'	584.00'	110.36'	21°24'07"	216.88'	N70°44'15"E
C12	31.42'	20.00'	20.00'	90°00'00"	28.28'	N15°02'12"E

LINE	LENGTH	BEARING
L1	60.44'	S00°00'22"W
L2	240.00'	S00°24'00"E
L3	144.26'	N87°24'40"E
L4	255.00'	N55°49'54"W
L5	68.22'	N26°10'06"E
L6	215.00'	N89°10'06"E
L13	141.05'	N25°37'38"E
L14	91.69'	N39°04'53"W
L15	154.05'	N15°19'24"W
L16	82.12'	S80°00'00"W
L17	57.65'	N55°30'00"W
L18	29.08'	S82°53'52"E
L19	15.67'	S83°35'48"E
L20	28.32'	S83°35'48"E
L21	155.66'	S83°35'48"E
L22	102.64'	N80°02'12"E
L23	51.99'	S29°57'48"E
L24	25.08'	S29°57'48"E
L25	30.85'	S29°57'48"E
L26	13.58'	S89°23'34"E
L27	168.16'	N84°43'19"W
L28	112.74'	N13°12'59"W
L29	154.37'	N06°04'41"E
L30	197.57'	S38°07'58"W
L31	112.97'	N85°38'11"W
L32	239.94'	S00°48'54"E
L33	72.15'	N25°40'06"E

BEING 599.31 ACRES OUT OF A 66.931 ACRE TRACT AND A 48.392 ACRE TRACT OF LAND BOTH RECORDED IN VOLUME 5091, PAGES 552-556 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS AND OUT OF A 352.778 ACRE TRACT RECORDED IN VOLUME 8311, PAGES 106-111 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS AND OUT OF A 503.11 ACRE TRACT OF LAND RECORDED IN VOLUME 6642, PAGES 664-670 OF THE OFFICIAL PUBLIC RECORDS OF REAL PROPERTY OF BEXAR COUNTY, TEXAS AND OUT OF THE MARIA F. HERNANDEZ SURVEY NO. 420, ABSTRACT 314, COUNTY BLOCK 4709.

APPROVED BY THE PLANNING COMMISSION
of
THE CITY OF SAN ANTONIO

CHAIRMAN	03 AUG 13 AM 7:07	DATE
SECRETARY		DATE

UTILITY NOTES:

1. WATER SERVICE TO BE PRIVATE WELLS.
2. SANITARY SEWER SERVICE TO BE PRIVATE SEPTIC SYSTEM BY INDIVIDUAL LOT OWNERS.
3. GAS AND ELECTRIC TO BE PROVIDED BY CPS.
4. TELEPHONE SERVICE TO BE PROVIDED BY GUADELUPE VALLEY.
5. CABLE T.V. SERVICE TO BE PROVIDED BY TIME/WARNER CABLE.
6. GAS PROVIDED BY GREY FOREST UTILITIES.

OPEN SPACE CALCULATION NOTES

1. ASSUME AVERAGE HOME SIZE OF 3,000 S.F. & AVERAGE DRIVEWAY AREA OF 4,000 S.F..
2. VARIABLE WIDTH DRAINAGE EASEMENT & FLOOD PLAINS WILL BE LEFT UNIMPROVED AND IN A NATURAL STATE.

GENERAL NOTES

1. ALL FLOOD PLAIN AREAS AND DRAINAGE EASEMENTS ARE DESIGNATED AS OPEN SPACE.
2. PHASING SHALL FOLLOW SUBDIVISION UNITS.
3. THIS PROPERTY IS NOT LOCATED OVER THE EDWARDS AQUIFER RECHARGE ZONE.
4. DEVELOPMENT WILL INCORPORATE PRIVATE STREETS.
5. SIDEWALKS CONSTRUCTED IN THE PUBLIC/PRIVATE RIGHT OF WAY WILL BE BUILT IN ACCORDANCE WITH THE UNIFIED DEVELOPMENT CODE. ART. 5, DIV. 2, 35-506 (q)

DEVELOPER INFORMATION

NAME: DANCING RABBIT DEVELOPMENT
C/O DENTON DEVELOPMENT CO.
ADDRESS: 11 LYNN BATTS LN., SUITE 110
SAN ANTONIO, TX 78218
TELEPHONE: 210/328-6131

* REVISION STATEMENT:
THE HIGHLAND RANCH PUD/POADP PLAN HAS BEEN REVISED TO SHOW THE FOLLOWING:

UNITS 3 THROUGH 8 HAVE BEEN UPDATED TO SHOW A REVISED LOT AND STREET LAYOUT FOR THE UNITS. THERE ARE NOW 6 UNITS. OPEN SPACE CALCULATIONS REVISED TO REFLECT TYPICAL LOT DETAIL & LAYOUT CHANGES, AND TO PROVIDE STREET PAVEMENT AREA CALCULATIONS.

CLEAR VISION AREA CALCULATION

NOT-TO-SCALE

$$R = \frac{0.65(SD_1) - (W_1/2 + H_1)}{L}$$

$$L = \frac{13(100)}{13 + W_1/2 + H_1}$$

$$R = \frac{0.65(300) - (30/2 + 2) = 178'}{L = \frac{13(100)}{13 + 30/2 + 2} = 100'}$$

$$L = \frac{13(100)}{13 + (30/2) + 2} = 100'$$

$$L = \frac{13(100)}{13 + (30/2) + 2} = 114'$$

BEXAR COUNTY CLEAR VISION STATEMENT:

CLEAR VISION CALCULATIONS WILL BE BASED ON AASHTO CASE NO. III B&C FOR TURNING MANEUVERS ON TO MAJOR HIGHWAYS. EASEMENTS TO BE SHOWN ON INDIVIDUAL PLATS WHEN SUBMITTED.

POADP REVISION HISTORY

POADP #	ACCEPTED DATE
105	3/22/95
105A	

PUD REVISION HISTORY

PUD #	ACCEPTED DATE
105	3/22/95
105A	

HIGHLANDS RANCH SUBDIVISION
P.U.D. PLAN

PAPE-DAWSON ENGINEERS

HIGHLANDS RANCH
SAN ANTONIO, TEXAS

P.O.A.D.P. / P.U.D.

JOB NO. 5596-00

DATE JANUARY 2003

DESIGNER LM

CHECKED LN DRAWN CB

SHEET 1 OF 1

543 A



City of San Antonio
Planning Department
Master Development Plan Section
APPLICATION

RECEIVED

03 MAR 11 PM 3:44

LAND DEVELOPMENT
SERVICES DIVISION

MDP

Date Submitted:

Project ID Number: ~~105~~

#543-A

**** Will this project be used in conjunction with a Tax Increment Financing Application (TIF):** ☐ YES ☒ NO

If YES please note that higher standards have been adopted and are required for projects that involve City funds like TIF. For complete information and application of the Tax Increment Financing (TIF) and Reinvestment Zone Guidelines and Criteria, please call the Neighborhood Action Department at (210) 207-7881.

(Check One)

- ☒ Master Development Plan (MDP) (Formerly POADP)
- ☐ MDP/P.U.D. Plan (Combination)
- ☐ Master Plan Community District (MPCD)
- ☐ Traditional Neighborhood Development (TND)
- ☐ Plat Certification Request

- ☐ P.U.D. Plan
- ☐ Mixed Use District (MXD)
- ☐ Military Airport Overlay Zone (MAOZ)
- ☐ Manufactured Home Park Plan ((MHPP)
- ☐ Pedestrian Plan (PP)
- ☐ Other: _____

*Master Plan Submittals: **Completeness Review Form** and 15 copies (folded) with **Planning Department Request for Review form** (attached) for respective departments or agencies.*

Project Name: Highlands Ranch, Planned Unit Development

Owner/Agent: Denton Development Phone: (210) 828-6131 Fax: (210) 828-6137

Address: 11 Lynn Batts Lane, Suite 100, San Antonio, TX Zip code: 78218

Engineer/Surveyor: Pape-Dawson Engineers, Inc. Phone: (210)375-9000 Fax: (210)375-9010

Address: 555 East Ramsey, San Antonio, TX Zip code: 78216

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
03 MAR 12 PM 4:12

City of San Antonio
Planning Department
Master Development Plan Section
APPLICATION
(Continued)

Existing legal Description (PUD Only): Highlands Ranch, PUD

Existing zoning: PUD Proposed zoning: PUD

Projected # of Phases: 6 (1-4 completed)

Number of dwelling units (lots) by Phases: Unit-1 (12 lots), Unit-2 (12 Lots), Unit-3 (27 lots), Unit-4 (24 lots)

Unit-5 (38 lots), Unit-6 (26 lots)

Total Number of lots: 139 divided by acreage: 599.31 = Density: 0.23

(PUD Only) Linear feet of street: 24,086 ☒ Private ☐ Gated ☐ Attached
☐ Public ☒ Un-Gated ☐ Detached

(PUD Only) Total open space: 558.92 divided by total acreage: 599.31 = Open space: 93.26 %

(PUD Only) Type of gate(guard/mag card/key/transmitter/etc.): N/A

(PUD Only) Construction start date: Units 1 to 4 completed, Unit-5 Spring 2003, Unit-6 Fall 2003

(PUD Only) X/Y coordinates at major street entrance: X: 2,077,264.50 Y: 13,804,170.60

Site is over/within/includes:

Edwards Aquifer Recharge Zone: ☐ Yes ☒ No

San Antonio City Limits? ☐ Yes ☒ No

Council District: N/A School District: NISD/BISD Ferguson Map Grid: 446

Existing legal Description (PUD Only): Highlands Ranch, PUD

Is there a previous Master Development Plan (a.k.a.POADP) for this Site? YES

Name Highlands Ranch No. 105

Is there a corresponding PUD for this site? Name Highlands Ranch No. 105

Plats associated with this Master Development Plan (a.k.a.POADP) or site?

Name Highlands Ranch, Unit-1 No. 950070

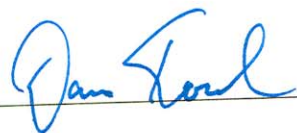
Name Highlands Ranch, Unit-2 No. 970092

Name Highlands Ranch, Unit-3 No. 980371

Name Highlands Ranch, Unit-4 No. 980588

Contact Person and authorized representative:

Print Name: Dan Kossel, P.E.

Signature: 

Date: 3/10/03

Phone: (210) 828-6131

Fax: (210) 828-6137

January 1, 2003

City of San Antonio
Planning Department
Master Development Plan Section
Technical Review

- ☒ Name of the Master Development Plan or P.U.D. and the subdivision;
- ☒ City assigned Plan ID number;
- ☒ Name and address of owner of record, developer and engineer;
- ☒ The name names of all adjacent property owners as shown on current tax records;
- ☒ Certificate of agency or power of attorney if other than owner;
- ☒ Signature blocks for the chairperson and secretary (Planning director or assignee);
- ☒ (PUD ONLY) Proposed covenants on the property, if any, including a map and legal description of area affected;
- ☒ Two points identified by Texas Planes Coordinates;
- ☒ Basis of bearing used and a north point;
- ☒ Boundary of the development and total acreage encompassed, thereby described and mapped at and appropriate scale;
- ☒ (MDP ONLY) topographic contour lines no greater than ten (10) feet;
- ☒ (PUD ONLY) Existing topography with maximum contour intervals of two (2) feet, except where existing ground is on a slope of less than five percent (5%) then either one foot contours or spot elevation shall be provided where necessary;
- ☒ Date of preparation;
- ☒ Graphic and written scale and north arrow;
- ☒ A location map at a scale not less than 1"= 2,000 indicating the location and distance in relation to adjacent streets and all surrounding Major Thoroughfares. The location map is to be located in the top left hand corner of the sheet;
- ☒ Total area of property;
- ☒ All existing easements or right-of-way with street names impacting the development area, their nature and width;
- ☒ The approximate location and widths of all proposed public and private streets major thoroughfares, collectors and local B streets within the developments boundaries;
- ☒ (PUD ONLY) The location of all proposed uses or zoning classification as applicable and the maximum allowable intensity (residential density or non-residential FAR);

City of San Antonio
Planning Department
Master Development Plan Section
Technical Review

- ☒ (MDP ONLY) The location and general nature of proposed uses and proposed intensity (residential density or non-residential FAR)
- ☒ (PUD ONLY) Notation of any restrictions required by the City Council in accordance with this Ordinance;
- ☒ The location and dimension of all proposed adjacent roadways, whether existing or proposed;
- ☒ The location and dimension of all proposed or existing lots.
- ☒ The location, dimensions, and area of all parcels of land proposed to be set aside for park or playground use or other public, or for the use of property owners in the proposed subdivision, where applicable.
- ☒ A development phasing schedule including the sequence for each phase; approximate size in area of each phase; and proposed phasing of construction of public improvements, recreation and common open space areas.
- ☒ The schematic of all existing and proposed streets, as well as proposed access points.
- N/A ☐ The schematic location of the pedestrian circulation system including walkways and bicycle paths where applicable.
- N/A ☐ **(Conservation Subdivisions Only)** A slope analysis of the proposed development site showing slopes for the following percent of existing grades: 0-10%, 21-30%, 31-40%, and slopes exceeding 40%, including a tabulation of the number of acres in each slope percentage.
- N/A ☐ A delineation of EARZ, wetlands and floodplains. Conservation Subdivision and PUD Plans shall also delineate Woodlands.
- ☒ The location, acreage, category and type of improvements if any for active and passive open space, including greenbelt and active recreation space areas, private recreational areas.
- ☒ Tabulation of the number of acres in the proposed development, showing the total number of lots and area of open space for the site including the following:
(PUD ONLY)
- (a) square footage of all buildings and structures
 - (b) for non-residential uses, multi-family dwellings, and any portion of a site located within the EARZ, the approximate location and area of impervious cover.
- ☒ A final statement in tabular form which sets forth the following data, when such data is applicable to a given development plan:
- (a) total number of dwelling units, by development phase.
 - (b) Residential density and units per acre.
 - (c) (PUD Only) Total floor area ratio for each type of use.
 - (d) Total area in passive open space.
 - (e) Total area in active developed recreational open space.
 - (f) Total number of off-street parking and loading spaces.

City of San Antonio
Planning Department
Master Development Plan Section
Technical Review

- ☒ Traffic Impact Analysis (section 35-502).
- ☒ (PUD Only) Utilities plan.
- ☒ (M.D.P. Only) Location of property lines, existing easements, burial grounds, railroad rights-of-way, watercourses; location, width, and names of all existing or platted streets or other public ways within or immediately adjacent to the tract; names of adjacent property owners or subdivision from the latest certified assessment rolls.
- ☒ (PUD Only) Lots numbered as approved by the City.
- ☒ (PUD Only) Layout shall show where lot setbacks as required.
- N.A. ☐ Location and size in acres of school sites, as applicable.
- ☒ The exterior boundaries as indicated from deeds or other instruments of the development area giving lengths and bearings of the boundary lines, if the proposed development is bounded by a watercourse, a closing meander traverse of that boundary shall be made and shown on the site plan. Where curving boundaries are used, sufficient data to establish the boundary on the ground shall be given; including the curve's radius, central angle and arc length.
- ☒ A stormwater management plan (section 35-B119)

I certify that the Master Development Plan application and accompanying maps are complete and that the conditions listed on this application have been met.

Certifying Representative:

Print Name: LEE NILES Signature:  Date: 3/11/03

If you have any questions please call Michael O. Herrera Special Projects Coordinator at 207-7038
APPLICATION REVISED January 1, 2003



CITY OF SAN ANTONIO

August 25, 2003

Mr. Walt Rakowitz, P.E.

Pape – Dawson Engineers, Inc.
555 East Ramsey
San Antonio, TX 78216

Re: Highlands Ranch (Amending)

POADP/MDP # 543-A

Dear Mr. Rakowitz:

The City Staff Development Review Committee has reviewed Highlands Ranch (Amending) Master Development Plan M.D.P. (formerly POADP) Preliminary Overall Area Development Plan # 543-A. Please find enclosed a signed copy for your files. Your plan was accepted however please note the following:

- In consideration of public safety and convenience, excessive grades by reason of topography should be avoided in street layouts and arrangements.
- Access and R.O.W. issues along state facilities will need to be resolved with the Texas Department of Transportation (TXDOT). For information about these requirements you can contact TXDOT at 615-5814.
- This development will need to comply with tree preservation ordinance #85262. For information about these requirements you can contact Building Inspections at 207-7102.
- It will be expected that you will plat all of the property depicted in your MDP (formerly POADP), to include: floodplains, drainage areas and open space.
- I would encourage you to work closely with the school district, so that they can plan accordingly.

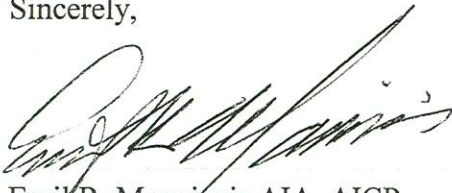
Mr. Rakowitz
Page 2
August 25, 2003

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. If the proposed development is not platted in phases this MDP (formerly POADP) will be invalid.

All Platting will have to comply with the Unified Development Code, Master Plan and Major Thoroughfare Plan for the city of San Antonio.

If you have any questions regarding this matter, please contact Mr. Michael O. Herrera, at (210) 207-7038.

Sincerely,



Emil R. Moncivais AIA, AICP
Director of Planning

EM/MH. Jr.

cc: Richard De La Cruz, P.E. Senior Engineer Development Services
John McDonald, Senior Planner Parks Department
Arturo Villarreal Jr., P.E. Storm Water Engineering

#543-A

Dancing Rabbit Development Company, L.L.C. 09-02
1777 NE Loop 410, Ste 1500
San Antonio, TX 78217
(210) 821-5900

International Bank of Commerce
San Antonio, TX

001020

CHECK NO.

30-1328/1140

DATE
Feb 21, 2003

CHECK AMOUNT
*****\$500.00

PAY Five Hundred and 00/100 Dollars

TO THE ORDER OF City of San Antonio

⑈001020⑈ ⑆114013284⑆ 6000213549⑈

Dancing Rabbit Development Company, L.L.C. 09-02

001020

City of San Antonio
Item to be Paid - Description

Check Date: Feb 21, 2003
Check Number: 001020
Check Amount: \$500.00

Amount Paid

MDP/POADP

500.00

Highland Ranch
unit 546



City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW

(Check One)

☒ Master Development Plan (MDP)

☐ MDP/ P.U.D. Plan (combination)

☐ Master Plan Community District (MPCD)

☐ Traditional Neighborhood Development (TND)

☐ Plat Certification Request

Public Hearing ☐ Yes ☐ No

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

☐ P.U.D. Plan

☐ Mixed Use District (MXD)

☐ Military Airport Overlay Zone (MOAZ)

☐ Manufactured Home Park Plan (MHPP)

☐ Pedestrian Plan (PP)

☐ Other: _____

Date: 03/11/03

FILE # 105 01/14/2003 POADP

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,
(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

To: ☐ Master Development Plan
☐ Major Thoroughfare
☐ Neighborhoods
☐ Historic
☐ Disability Access (Sidewalks)
☐ Storm Water Engineering
☐ SAWS Aquifer
☐ Other: _____

☐ Street and Drainage
☐ TIA
☒ Zoning
☐ Tree Preservation
☐ Parks – Open Space
☐ Fire Protection
☐ Bexar County Public Works

Note: Master Plan Submittals (ONLY) 15 copies (folded) with Request for Review forms (attached) for respective departments or agencies

City of San Antonio Planning Department use

FROM: Michael O. Herrera, Special Projects Coordinator

Date: _____

SUBJECT: The attached item has been submitted for your review, recommendation, and or comment to the Planning Commission or Director. **If necessary, please circulate within your department.** Copy this review sheet as needed. Mark your comments here and be prepared to review at the next schedule meeting. Your written comments are strongly encouraged for documentation in the file.

This item is tentative scheduled for _____ before the (MDP) committee.

03 MAR 12 PM 4:13
CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING


☐ I do not recommend approval

RECEIVED
03 MAR 11 PM 3:46
LAND DEVELOPMENT
SERVICES DIVISION

d approval
_____, the engineer/

Comments:

OCL


Signature

SR Panner

Title

5-13-03

Date

Please return this form to Michael O. Herrera, Senior Planner by next scheduled meeting.



**City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW**

(Check One)

☒ Master Development Plan (MDP)

☐ MDP/ P.U.D. Plan (combination)

☐ Master Plan Community District (MPCD)

☐ Traditional Neighborhood Development (TND)

☐ Plat Certification Request

Public Hearing ☐ Yes ☐ No

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

☐ P.U.D. Plan

☐ Mixed Use District (MXD)

☐ Military Airport Overlay Zone (MOAZ)

☐ Manufactured Home Park Plan (MHPP)

☐ Pedestrian Plan (PP)

☐ Other: _____

Date: 03/11/03

FILE # 105-01/14/2003 POADP

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(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation*

To: ☐ Master Development Plan
☐ Major Thoroughfare
☐ Neighborhoods
☐ Historic
☐ Disability Access (Sidewalks)
☐ Storm Water Engineering
☐ SAWS Aquifer
☐ Other: _____

☒ Street and Drainage
☐ TIA
☐ Zoning
☐ Tree Preservation
☐ Parks – Open Space
☐ Fire Protection
☐ Bexar County Public Works

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City of San Antonio Planning Department use

FROM: Michael O. Herrera, Special Projects Coordinator

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This item is tentative scheduled for _____ before the (MDP) committee.

RECEIVED

03 MAR 11 PM 3:45

LAND DEVELOPMENT
SERVICES DIVISION

#543-A

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
03 MAR 12 PM 4:13



**City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW**

(Check One)

Date: 03/11/03

- | | |
|---|---|
| <input checked="" type="checkbox"/> Master Development Plan (MDP) | <input type="checkbox"/> P.U.D. Plan |
| <input type="checkbox"/> MDP/ P.U.D. Plan (combination) | <input type="checkbox"/> Mixed Use District (MXD) |
| <input type="checkbox"/> Master Plan Community District (MPCD) | <input type="checkbox"/> Military Airport Overlay Zone (MOAZ) |
| <input type="checkbox"/> Traditional Neighborhood Development (TND) | <input type="checkbox"/> Manufactured Home Park Plan (MHPP) |
| <input type="checkbox"/> Plat Certification Request | <input type="checkbox"/> Pedestrian Plan (PP) |
| Public Hearing <input type="checkbox"/> Yes <input type="checkbox"/> No | <input type="checkbox"/> Other: _____ |

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

FILE # 105-01/14/2003 POADP

#543-A

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,
(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

- | | |
|--|--|
| To: <input type="checkbox"/> Master Development Plan | <input type="checkbox"/> Street and Drainage |
| <input checked="" type="checkbox"/> Major Thoroughfare | <input type="checkbox"/> TIA |
| <input type="checkbox"/> Neighborhoods | <input type="checkbox"/> Zoning |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Tree Preservation |
| <input type="checkbox"/> Disability Access (Sidewalks) | <input type="checkbox"/> Parks – Open Space |
| <input type="checkbox"/> Storm Water Engineering | <input type="checkbox"/> Fire Protection |
| <input type="checkbox"/> SAWS Aquifer | <input type="checkbox"/> Bexar County Public Works |
| <input type="checkbox"/> Other: _____ | |

Note: Master Plan Submittals (**ONLY**) 15 copies (folded) with Request for Review forms (attached) for respective departments or agencies

City of San Antonio Planning Department use

FROM: Michael O. Herrera, Special Projects Coordinator

Date: _____

SUBJECT: The attached item has been submitted for your review, recommendation, and or comment to the Planning Commission or Director. **If necessary, please circulate within your department.** Copy this review sheet as needed. Mark your comments here and be prepared to review at the next schedule meeting. Your written comments are strongly encouraged for documentation in the file.

This item is tentative scheduled for _____ before the (MDP) committee.

031403

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
03 MAR 12 PM 4:13


HIGHLAND RANCH, UNITS 5 AND 6
S43 - A

☐ I recommend approval

☒ I do not recommend approval

On _____, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments: I HIO WEST IS ON THE MTP AND TXDOT SYSTEM
REQUIRING A MIN OF 120' ROW AND TXDOT REVIEW.
NEED TXDOT REVIEW. PROPOSE ROADP/PLUD NEED TO
ADDRESS SECONDARY ACCESS AS PER UDC SECTION 35-2011


Signature

Planner
Title

040703
Date

Please return this form to Michael O. Herrera, Senior Planner by next scheduled meeting.



City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING

RECEIVED
03 MAR 18 PM 2:44
03 MAR 17 11:45

(Check One)

- ☒ Master Development Plan (MDP)
☐ MDP/ P.U.D. Plan (combination)
☐ Master Plan Community District (MPCD)
☐ Traditional Neighborhood Development (TND)
☐ Plat Certification Request

- ☐ P.U.D. Plan
☐ Mixed Use District (MXD)
☐ Military Airport Overlay Zone (MOAZ)
☐ Manufactured Home Park Plan (MHPP)
☐ Pedestrian Plan (PP)
☐ Other: _____

Public Hearing ☐ Yes ☐ No

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

FILE # 105-01/14/2003 POADP

#543-A

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,
(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

- To: ☐ Master Development Plan
☐ Major Thoroughfare
☐ Neighborhoods
☐ Historic
☐ Disability Access (Sidewalks)
☐ Storm Water Engineering
☐ SAWS Aquifer
☐ Other: _____

- ☐ Street and Drainage
☒ TIA
☐ Zoning
☐ Tree Preservation
☐ Parks – Open Space
☐ Fire Protection
☐ Bexar County Public Works

03 MAR 12 PM 4:13

DEPARTMENT OF PLANNING

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City of San Antonio Planning Department use

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Date: _____

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This item is tentative scheduled for _____ before the (MDP) committee.

p:\55\96\00\word\forms\030310a1.doc



**City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW**

(Check One)

Date: 03/11/03

- | | |
|---|---|
| <input checked="" type="checkbox"/> Master Development Plan (MDP) | <input type="checkbox"/> P.U.D. Plan |
| <input type="checkbox"/> MDP/ P.U.D. Plan (combination) | <input type="checkbox"/> Mixed Use District (MXD) |
| <input type="checkbox"/> Master Plan Community District (MPCD) | <input type="checkbox"/> Military Airport Overlay Zone (MOAZ) |
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| <input type="checkbox"/> Plat Certification Request | <input type="checkbox"/> Pedestrian Plan (PP) |
| Public Hearing <input type="checkbox"/> Yes <input type="checkbox"/> No | <input type="checkbox"/> Other: _____ |

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

FILE # ~~105-01/14/2003 POADP~~

#543-A

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,
(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

- | | |
|--|---|
| To: <input type="checkbox"/> Master Development Plan | <input type="checkbox"/> Street and Drainage |
| <input type="checkbox"/> Major Thoroughfare | <input type="checkbox"/> TIA |
| <input type="checkbox"/> Neighborhoods | <input type="checkbox"/> Zoning |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Tree Preservation |
| <input type="checkbox"/> Disability Access (Sidewalks) | <input type="checkbox"/> Parks – Open Space |
| <input type="checkbox"/> Storm Water Engineering | <input type="checkbox"/> Fire Protection |
| <input type="checkbox"/> SAWS Aquifer | <input checked="" type="checkbox"/> Bexar County Public Works |
| <input type="checkbox"/> Other: _____ | |

Note: Master Plan Submittals (**ONLY**) 15 copies (folded) with Request for Review forms (attached) for respective departments or agencies

City of San Antonio Planning Department use

FROM: Michael O. Herrera, Special Projects Coordinator

Date: _____

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This item is tentative scheduled for _____ before the (MDP) committee.

October 1, 2002



City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW

Date: 03/11/03
03 MAR 11 PM 3:46

Check One)

- ☒ Master Development Plan (MDP)
☐ MDP/ P.U.D. Plan (combination)
☐ Master Plan Community District (MPCD)
☐ Traditional Neighborhood Development (TND)
☐ Plat Certification Request

- ☐ P.U.D. Plan
☐ Mixed Use District (MXD)
☐ Military Airport Overlay Zone (MOAZ)
☐ Manufactured Home Park Plan (MHPP)
☐ Pedestrian Plan (PP)
☐ Other: _____

Public Hearing ☐ Yes ☐ No

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

FILE # 105-01/14/2003 POADP

#543-A

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,
(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

- To: ☐ Master Development Plan
☐ Major Thoroughfare
☐ Neighborhoods
☐ Historic
☐ Disability Access (Sidewalks)
☐ Storm Water Engineering
☐ SAWS Aquifer
☐ Other: _____

- ☐ Street and Drainage
☐ TIA
☐ Zoning
☐ Tree Preservation
☒ Parks – Open Space
☐ Fire Protection
☐ Bexar County Public Works

Note: Master Plan Submittals (ONLY) 15 copies (folded) with Request for Review forms (attached) for respective departments or agencies

City of San Antonio Planning Department use

FROM: Michael O. Herrera, Special Projects Coordinator

Date: _____

SUBJECT: The attached item has been submitted for your review, recommendation, and or comment to the Planning Commission or Director. If necessary, please circulate within your department. Copy this review sheet as needed. Mark your comments here and be prepared to review at the next schedule meeting. Your written comments are strongly encouraged for documentation in the file.

This item is tentative scheduled for _____ before the (MDP) committee.

☒ I recommend approval

☒ I do not recommend approval

On 3/18/03, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments: _____

See attached memo

JL McDonald
Signature

Sr Planner
Title

3/18/03
Date

Please return this form to Michael O. Herrera, Senior Planner by next scheduled meeting.

CITY OF SAN ANTONIO

PARKS AND RECREATION DEPARTMENT

Interdepartmental Correspondence Sheet

TO: Michael Herrera, Special Projects Coordinator, Planning Department

FROM: John McDonald, Senior Planner



COPIES: File

SUBJECT: Highlands Ranch, Units 5 and 6 PUD Plan Amendment

DATE: March 18, 2003

I recommend approval of the Highlands Ranch PUD Plan Amendment.

Highlands Ranch is a proposed subdivision of 139 residential units. The original PUD Plan for Highlands Ranch was filed prior the adoption of the UDC in 2001, and therefore is not subject to the Parks and Open Space Standards.

As a Planned Unit Development, Highlands Ranch is required to have a minimum of 35% of the total area as open space. This open space may be comprised of yards and parcels that meet the requirements of Section 35-503. The plan meets the 35% requirement.

Michael Herrera

From: Arturo Villarreal
Sent: Friday, May 09, 2003 2:54 PM
To: Patricia Renteria; Michelle Gonzalez
Cc: Michael Herrera; Shervin Nooshin; Nathaniel Hardy; 'rwood@pape-dawson.com'
Subject: Highlands Ranch MDP

Storm Water Comments.



LC-HighlandsRanch
U5&6-SW-3.pdf...

Walt Kakowitz

City of San Antonio

Interdepartmental Correspondence Sheet

TO: Michael Herrera

FROM: Shervin Nooshin, E.I.T.

COPIES TO: Robert Opitz P.E., Nathaniel Hardy P.E., Arturo Villarreal P.E., File

SUBJECT: Highlands Ranch Subdivision POADP/PUD
Leon Creek Watershed

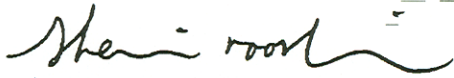
May. 07 2003

Storm Water Engineering has reviewed the Highlands Ranch Subdivision POADP/PUD submittal and comments are as follows:

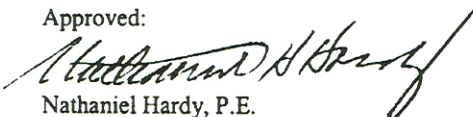
*Note to the Consultant: Please be specific if you are submitting for POADP/PUD or Plat.

1. As mentioned previously, T_c = overland time + shallow concentrated flow time + channel flow time--Please recheck and verify T_c calculations. Please refer to the method recommended by the UDC in determining T_c . (note that the hydrology for this project was never approved in the past). Recheck and correct T_c for A2, A3 and A5 since it appears that the longest path was not used.
2. Recheck % impervious cover CN values since it appears that (Ca) soils are type D and (Kr) soils are also type D.
3. As mentioned previously, Recheck the hydrology in the Storm water Management Report for Unit-5 and provide a master drainage plan to support your analysis and data used (show the path for determining T_c and note that T_c for proposed development is typically less than existing especially with the increase of impervious covers and addition of streets). Also, all units should be included in the detention analysis for PUD submittal and the flow rate downstream is no longer 20,000 cfs, its 27,919 cfs.

UDT APPROVED
A.J. 5-9-03


Shervin Nooshin, E.I.T.
Sr. Engineering Associate

Approved:


Nathaniel Hardy, P.E.
Storm Water Engineering

TRANSMITTAL



RECEIVED

To: Robert Lombardi 03 AUG 13 PM 4:08 Date: 8-13-03

Attn: Planning
1901 S Alamo LAND DEVELOPMENT
SERVICES DIVISION

Re: Highlands Ranch

QUANTITY	DESCRIPTION
23	PUD / POADP
1	8 1/2 x 11 copy

03 AUG 14 AM 7:07
CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF DIRECTOR

If enclosures are not as noted, kindly notify us at once.

☐ For Approval ☐ For Your Use ☐ As Requested ☐ For Review and Comment

COMMENTS Please also send a conditional acceptance
for Units 5 & 6 030085 and 030084

From: Walt Rattowitz Project No.: 5596-06

CC: _____

PAPE-DAWSON ENGINEERS, INC.

555 East Ramsey | San Antonio, Texas 78216 | Phone: 210.375.9000 | Fax: 210.375.9010 | info@pape-dawson.com

TRANSMITTAL



To: CITY OF SAN ANTONIO

RECEIVED
03 MAR 11 11:3:12
Date: 03/11/03

Attn: MIKE HERRERA

1124 W. Commerce - 3RD FLOOR
SAN ANTONIO, TX

Re: MDP APPLICATION - HIGHLANDS RANCH, UNITS 5 & 6

QUANTITY	DESCRIPTION
19	COPIES OF MDP'S W/ REQUEST FORMS ATTACHED
1	COMPLETENESS REVIEW
1	APPLICATION PACKET
1	8 1/2 * 11 REDUCED MDP COPY
1	CD FOR DIGITAL INFO.
20	PAGES OF MAILING LIST INFO.
1	PLAN REVIEW FEE

If enclosures are not as noted, kindly notify us at once.

☒ For Approval ☐ For Your Use ☒ As Requested ☐ For Review and Comment

COMMENTS _____

From: BURT WALLMANN

Project No.: 5596-00

CC: _____

PAPE-DAWSON ENGINEERS, INC.

555 East Ramsey | San Antonio, Texas 78216 | Phone: 210.375.9000 | Fax: 210.375.9010 | info@pape-dawson.com

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
03 MAR 12 PM 4:12



City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW

RECEIVED MAR 17 2003

(Check One)

03/11/03 Date: 03/11/03

- | | |
|---|---|
| <input checked="" type="checkbox"/> Master Development Plan (MDP) | <input type="checkbox"/> P.U.D. Plan |
| <input type="checkbox"/> MDP/ P.U.D. Plan (combination) | <input type="checkbox"/> Mixed Use District (MXD) |
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| Public Hearing <input type="checkbox"/> Yes <input type="checkbox"/> No | <input type="checkbox"/> Other: _____ |

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

FILE # 105-01/14/2003 POADP

#543-A

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,
(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

- | | |
|--|---|
| To: <input type="checkbox"/> Master Development Plan | <input type="checkbox"/> Street and Drainage |
| <input type="checkbox"/> Major Thoroughfare | <input type="checkbox"/> TIA |
| <input type="checkbox"/> Neighborhoods | <input type="checkbox"/> Zoning |
| <input type="checkbox"/> Historic | <input checked="" type="checkbox"/> Tree Preservation |
| <input type="checkbox"/> Disability Access (Sidewalks) | <input type="checkbox"/> Parks – Open Space |
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| <input type="checkbox"/> Other: _____ | |

Note: Master Plan Submittals (ONLY) 15 copies (folded) with Request for Review forms (attached) for respective departments or agencies

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
03 MAR 12 PM 4:13

City of San Antonio Planning Department use

FROM: Michael O. Herrera, Special Projects Coordinator

Date: _____

SUBJECT: The attached item has been submitted for your review, recommendation, and or comment to the Planning Commission or Director. **If necessary, please circulate within your department.** Copy this review sheet as needed. Mark your comments here and be prepared to review at the next schedule meeting. Your written comments are strongly encouraged for documentation in the file.

This item is tentative scheduled for _____ before the (MDP) committee.

☒ I recommend approval

☐ I do not recommend approval

On _____, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments:

- coordinate tree preservation & streetscape

Orled

Signature

City Arborist

Title

3/31/03

Date

Please return this form to Michael O. Herrera, Senior Planner by next scheduled meeting.



City of San Antonio
Planning Department
Master Development Plan Section
REQUEST FOR REVIEW

(Check One)

Date: 03/11/03

☒ Master Development Plan (MDP)

☐ P.U.D. Plan

☐ MDP/ P.U.D. Plan (combination)

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☐ Military Airport Overlay Zone (MOAZ)

☐ Traditional Neighborhood Development (TND)

☐ Manufactured Home Park Plan (MHPP)

☐ Plat Certification Request

☐ Pedestrian Plan (PP)

Public Hearing ☐ Yes ☐ No

☐ Other: _____

☒ Major ☐ Minor

Project Name: Highlands Ranch, Units 5 and 6

FILE # ~~105-01/14/2003 ROADP~~

#543-A

(Plats Only): 4 copies (folded) with Request for Review forms (attached) (1) Master Development,

(1) Major thoroughfare, (1) Neighborhoods, (1) Historic Preservation

To: ☐ Master Development Plan

☐ Street and Drainage

☐ Major Thoroughfare

☐ TIA

☐ Neighborhoods

☐ Zoning

☐ Historic

☐ Tree Preservation

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☐ Parks – Open Space

☐ Storm Water Engineering

☐ Fire Protection

☐ SAWS Aquifer

☐ Bexar County Public Works

☐ Other: _____

03 MAR 12 PM 4:13

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING

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This item is tentative scheduled for _____ before the (MDP) committee.

☐ I recommend approval

☒ I do not recommend approval

On _____, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments: PLEASE Add A 'GENERAL NOTE' TO PLANS
STATING THAT SIDEWALKS WILL BE INSTALLED IN
THE PUBLIC R.O.W PER UDC ACT. 5, DIV. 2: 35-506(q)

Michael O. Herrera (SRG)
Signature

Planner II
Title

3/14/03
Date

Please return this form to Michael O. Herrera, Senior Planner by next scheduled meeting.

Highlands Ranch, Units 5 & 6	Ernest Brown	Pape-Dawson	3/12/2003	3/14/2003

8/4/2003	N	3/14/2003	4/7/2003	N	3/14/2003	5/13/2003	Y	3/14/2003

3/18/2003	N	3/14/2003	3/17/2003	Y	3/14/2003	3/31/2003	Y	3/14/2003

3/18/2003	Y	3/14/2003	5/9/2003	N	N/R	N/R		3/14/2003

3/28/2003	Y	N/R	N/R			3/24/2003	



MAILING LIST

PLAT NAME: Highlands Ranch

980588, 980371,
PLAT # 970092, & 950070

Please furnish names and addresses of the applicant, landowner, and surrounding property owners within two-hundred (200) feet of the proposed replat indicated on an attached Bexar Appraisal District Map(s). The names listed below should be keyed to the map(s) submitted indicating the specific property of each owner.

I hereby certify that the names, addresses, and ZIP codes listed below are those listed on the latest adopted ad valorem tax rolls as reflected by Bexar Appraisal District records for the current tax year.

Print or type name: _____

Signature: _____

Date: _____

Sworn to and subscribed before me by _____ on
this the _____ day of _____, 20____, to certify which witness by hand and
seal of office.

Notary Public, State of Texas
My commission expires:

CITY OF SAN ANTONIO
DEPARTMENT OF PLANNING
03 MAR 12 PM 4:13
and

[illegible]

NAME & ADDRESS OF APPLICANT OR AGENT	NCB/CB	BLK	LOT
Denton Development			
11 Lynn Batts Lane, Suite 101			
San Antonio, TX	ZIP	78218	

NAME & ADDRESS OF OWNERS WITHIN 200'

Note: All information must be typed or printed and must be legible.

1.

NAME & ADDRESS	NCB/CB	BLK	LOT
Burkett, William L. & Jennifer L.	4683A	5	3
27230 Autumn Glen			
Boerne, TX	ZIP	78006-5240	

2.

NAME & ADDRESS	NCB/CB	BLK	LOT
Etter, Glenn E. & Melanie D.	4683A	5	2
27220 Autumn Glen			
Boerne, TX	ZIP	78006-5240	

3.

NAME & ADDRESS	NCB/CB	BLK	LOT
Clark, Glen A.	4683A	5	1
27210 Autumn Glen			
Boerne, TX	ZIP	78006-5240	

4.

NAME & ADDRESS	NCB/CB	BLK	LOT
McAleer, Thomas J.	4683A	1	35
27140 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

5.

NAME & ADDRESS	NCB/CB	BLK	LOT
Evins, Randal & Pamela	4683A	1	34
27130 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

6.

NAME & ADDRESS	NCB/CB	BLK	LOT
Giles, Roy D. & Ruth A.	4706A	1	33
27120 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

7.

NAME & ADDRESS	NCB/CB	BLK	LOT
Arteritano, Joseph T. & Charlotte E.	4706A	1	32
27110 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

8.

NAME & ADDRESS	NCB/CB	BLK	LOT
Thompson, Clifford J. & Josephine S.	4706A	1	31
27022 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

9.

NAME & ADDRESS	NCB/CB	BLK	LOT
Hiester, David G. & Madeline	4706A	1	30
27012 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

10.

NAME & ADDRESS	NCB/CB	BLK	LOT
Dotson, Christine	4706A	1	29
27002 Autumn Glen			
Boerne, TX	ZIP	78006-5203	

11.

NAME & ADDRESS	NCB/CB	BLK	LOT
Lawson, Alan Russell & Johanna Janie	4706A	1	28
26914 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

12.

NAME & ADDRESS	NCB/CB	BLK	LOT
Salinas, Carl & Merry K.	4706A	1	27
26904 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

13.

NAME & ADDRESS	NCB/CB	BLK	LOT
Rosales, Juan J & Elsa Guzman	4706A	1	26
26830 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

14.

NAME & ADDRESS	NCB/CB	BLK	LOT
Pickens, Jeffery S. & Bonnie	4706A	1	25
26820 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

15.

NAME & ADDRESS	NCB/CB	BLK	LOT
Buckingham, John C. & Janet P.	4706A	1	24
26810 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

16.

NAME & ADDRESS	NCB/CB	BLK	LOT
Krebsbach, Keith M. & Victoria M.	4706A	1	23
26736 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

17.

NAME & ADDRESS	NCB/CB	BLK	LOT
Turrubiates, Jose Luis & Laura D.	4706A	1	22
26726 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

18.

NAME & ADDRESS	NCB/CB	BLK	LOT
Whited, Claude E.	4706A	1	21
26716 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

19.

NAME & ADDRESS	NCB/CB	BLK	LOT
Yarbrough, Leslie W. & Suzanne S.	4706A	1	20
26706 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

20.

NAME & ADDRESS	NCB/CB	BLK	LOT
Clarke, Ewell A. & La Denna K.	4706A	1	19
26622 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

21.

NAME & ADDRESS	NCB/CB	BLK	LOT
Maher, George L. & Laina G.	4706A	1	18
26612 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

22.

NAME & ADDRESS	NCB/CB	BLK	LOT
Lynch, Jeffrey D. & Timi N.	4706A	1	17
26602 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

23.

NAME & ADDRESS	NCB/CB	BLK	LOT
Garver, Richard B. & Nancy A. Logan-Garver	4706A	1	16
26524 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

24.

NAME & ADDRESS	NCB/CB	BLK	LOT
Ealy, Steven M. & Deborah	4706A	1	15
26514 Autumn Glen			
Boerne, TX	ZIP	78006-5202	

25.

NAME & ADDRESS	NCB/CB	BLK	LOT
Booker, Donald R.	4706A	1	14
14806 Count Turf			
San Antonio, TX	ZIP	78248-0906	

26.

NAME & ADDRESS	NCB/CB	BLK	LOT
Holt, Steven Ray & Carol N.	4706A	1	13
26424 Autumn Glen			
Boerne, TX	ZIP	78006-5201	

27.

NAME & ADDRESS	NCB/CB	BLK	LOT
Caruso, Debra J. & Joseph	4706A	1	12
26416 Autumn Glen			
Boerne, TX	ZIP	78006-5201	

28.

NAME & ADDRESS	NCB/CB	BLK	LOT
Styles, Tom B. & Mary K.	4706A	1	11
26406 Autumn Glen			
Boerne, TX	ZIP	78006-5201	

29.

NAME & ADDRESS	NCB/CB	BLK	LOT
Ward, William C. & Kathleen A.	4706A	1	10
26328 Autumn Glen			
Boerne, TX	ZIP	78006-5200	

30.

NAME & ADDRESS	NCB/CB	BLK	LOT
Ward, Lee A. & Eleanor	4706A	1	9
26318 Autumn Glen			
Boerne, TX	ZIP	78006-5200	

31.

NAME & ADDRESS	NCB/CB	BLK	LOT
Horny, Benjamin A. Jr.	4706A	1	8
26308 Autumn Glen			
Boerne, TX	ZIP	78006-5200	

32.

NAME & ADDRESS	NCB/CB	BLK	LOT
Steinhebel, Terrance L. & Linda S.	4706A	1	7
26230 Autumn Glen			
Boerne, TX	ZIP	78006-5200	

33.

NAME & ADDRESS	NCB/CB	BLK	LOT
Healy, Jerry D. & Jodi J.	4706A	1	6
26220 Autumn Glen			
Boerne, TX	ZIP	78006-5200	

34.

NAME & ADDRESS	NCB/CB	BLK	LOT
Uriarte, Rosa Maria Azcue	4705	P-6B Abs 339	
25820 Boerne Stage Road		(144.00 Ac)	
Boerne, TX	ZIP	78006-8401	

35.

NAME & ADDRESS	NCB/CB	BLK	LOT
Davidson, Gary L. & Josie O.	4709B		172
25920 Fox Briar Lane			
Boerne, TX	ZIP	78006-5586	

36.

NAME & ADDRESS	NCB/CB	BLK	LOT
Davidson, Gary L. & Josie O.	4709B		171
25920 Fox Briar Lane			
Boerne, TX	ZIP	78006-5586	

37.

NAME & ADDRESS	NCB/CB	BLK	LOT
Raddin, James H., Jr. & Jane S.	4709B		137
26307 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

38.

NAME & ADDRESS	NCB/CB	BLK	LOT
Raddin, James H., Jr. & Jane S.	4709B		136
26307 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

39.

NAME & ADDRESS	NCB/CB	BLK	LOT
Hand, Mary Francis	4709 B		135
7600 Blanco Rd. #1601			
San Antonio, TX	ZIP	78216-4305	

40.

NAME & ADDRESS	NCB/CB	BLK	LOT
Stewart, Stephen E. & Susan Roddy Stewart	4709B		134
26315 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

41.

NAME & ADDRESS	NCB/CB	BLK	LOT
Stewart, Stephen E. & Susan Roddy Stewart	4709B		133
26315 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

42.

NAME & ADDRESS	NCB/CB	BLK	LOT
Staurovsky, Linda etal	4709B		132
26327 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

43.

NAME & ADDRESS	NCB/CB	BLK	LOT
Staurovsky, Linda etal	4709B	131	
26327 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

44.

NAME & ADDRESS	NCB/CB	BLK	LOT
Staurovsky, Linda etal	4709B	130	
26327 Quail Grove Lane			
Boerne, TX	ZIP	78006-5520	

45.

NAME & ADDRESS	NCB/CB	BLK	LOT
Harris Living Trust	4709B	128	
26713 Turkey Run			
Boerne, TX	ZIP	78006-5520	

46.

NAME & ADDRESS	NCB/CB	BLK	LOT
Harris Living Trust	4709B	127	
26713 Turkey Run			
Boerne, TX	ZIP	78006-5520	

47.

NAME & ADDRESS	NCB/CB	BLK	LOT
Slayter, Larry W.	4709B	126	
3742 Hunters Circle			
San Antonio, TX	ZIP	78230-2817	

48.

NAME & ADDRESS	NCB/CB	BLK	LOT
Slayter, Larry W.	4709B	125	
3742 Hunters Circle			
San Antonio, TX	ZIP	78230-2817	

49.

NAME & ADDRESS	NCB/CB	BLK	LOT
Glover, John L.	4709B		124
8723 Cross Mountain Trail			
San Antonio, TX	ZIP	78255-2009	

50.

NAME & ADDRESS	NCB/CB	BLK	LOT
Glover, John L. & Janet	4709B		98
8723 Cross Mountain Trail			
San Antonio, TX	ZIP	78255-2009	

51.

NAME & ADDRESS	NCB/CB	BLK	LOT
Martinez, Robert V. & Alma D.	4709B		97
1215 Whitman Ave			
San Antonio, TX	ZIP	78211-3147	

52.

NAME & ADDRESS	NCB/CB	BLK	LOT
Estrada, Arthur L. & Isamarie	4709B		96
1530 W. Gramercy Place			
San Antonio, TX	ZIP	78201-5128	

53.

NAME & ADDRESS	NCB/CB	BLK	LOT
Unhoch, Patrick A. & Norma M.	4709B		93
9212 Shady Meadow Dr.			
Boerne, TX	ZIP	78006-5528	

54.

NAME & ADDRESS	NCB/CB	BLK	LOT
McNew, Glenn H., Jr. & Diane E.	4709B		92
9220 Shady Meadow Dr.			
Boerne, TX	ZIP	78006-5528	

55.

NAME & ADDRESS	NCB/CB	BLK	LOT
Graham, Edward L.	4709B		91
9213 Shady Meadow			
Boerne, TX	ZIP	78006-5515	

56.

NAME & ADDRESS	NCB/CB	BLK	LOT
Gold, Todd A. & Stella M.	4709B		89
27115 Bent Trail			
Boerne, TX	ZIP	78006-5546	

57.

NAME & ADDRESS	NCB/CB	BLK	LOT
Dill, Walter J. & Barbara	4709B		87
27119 Bent Trail			
Boerne, TX	ZIP	78006-5515	

58.

NAME & ADDRESS	NCB/CB	BLK	LOT
ONeill, Joseph & Christina	4709B		86
166 Cave Lane			
San Antonio, TX	ZIP	78209-2209	

59.

NAME & ADDRESS	NCB/CB	BLK	LOT
Miller, Keith P. & Katherine	4709B		85
9109 Windwick			
Boerne, TX	ZIP	78006-5514	

60.

NAME & ADDRESS	NCB/CB	BLK	LOT
Heller, Victor L. & Andrea L.	4709B		84
27207 Bent Trail			
Boerne, TX	ZIP	78006-5502	

61.

NAME & ADDRESS	NCB/CB	BLK	LOT
Lemus, Manuel V, Jr. & Irma A.	4709B		83
27213 Bent Trail			
Boerne, TX	ZIP	78006-5502	

62.

NAME & ADDRESS	NCB/CB	BLK	LOT
Black, Annette	4709B		82
27217 Bent Trail			
Boerne, TX	ZIP	78006-5502	

63.

NAME & ADDRESS	NCB/CB	BLK	LOT
Crow, Charles L. & Linda L.	4709B		81
Unit 51322, Box 1573			
APO AE	ZIP	09803 1322	

64.

NAME & ADDRESS	NCB/CB	BLK	LOT
Crow, Charles L. & Linda L.	4709B		80
Unit 51322, Box 1573			
APO AE	ZIP	09803 1322	

65.

NAME & ADDRESS	NCB/CB	BLK	LOT
Smith, Larry	4709B		79
9014 Dawn Circle			
Boerne, TX	ZIP	78006-5517	

66.

NAME & ADDRESS	NCB/CB	BLK	LOT
Smith, Larry	4709B		78
9014 Dawn Circle			
Boerne, TX	ZIP	78006-5517	

67.

NAME & ADDRESS	NCB/CB	BLK	LOT
Smith, Larry	4709B		12
9014 Dawn Circle			
Boerne, TX	ZIP	78006-5517	

68.

NAME & ADDRESS	NCB/CB	BLK	LOT
Ienna, Carlo F. & Marilyn A.	4709B		11
27226 Hidden Trail North			
Boerne, TX	ZIP	78006-5590	

69.

NAME & ADDRESS	NCB/CB	BLK	LOT
Hart, William Tyler & Mary Jane Heny Hart	4709B		10
27220 Hidden Trail North			
Boerne, TX	ZIP	78006-5590	

70.

NAME & ADDRESS	NCB/CB	BLK	LOT
Tipton, Perry Clay & Paris Donahue	4709B		9
27214 Hidden Trail North			
Boerne, TX	ZIP	78006-5590	

71.

NAME & ADDRESS	NCB/CB	BLK	LOT
Hurst, Joseph L & Linnea E.	4709B		4
8725 Fox Briar Lane			
Boerne, TX	ZIP	78006-5522	

72.

NAME & ADDRESS	NCB/CB	BLK	LOT
Martelli, Charles P. & Judith	4709B		2 & 3
8715 Fox Briar Lane			
Boerne, TX	ZIP		

73.

NAME & ADDRESS	NCB/CB	BLK	LOT
Jones, Raymond Lester etal	4709B		1
1440 SW Military Dr.			
San Antonio, TX	ZIP	78221-1556	

74.

NAME & ADDRESS	NCB/CB	BLK	LOT
Jones, Raymond Lester etal	4709B		248
1440 SW Military Dr.			
San Antonio, TX	ZIP	78221-1556	

75.

NAME & ADDRESS	NCB/CB	BLK	LOT
Pfeiffer, Lee JV	4709	P-115	ABS 314
970 Isom Road			
San Antonio, TX	ZIP	78216-4135	

76.

NAME & ADDRESS	NCB/CB	BLK	LOT
Taheri, Z E & Frances c/o E & Frances Living Trust	4709	P-24 (3.422 Ac) &	
1700 S. Dixie Highway, Suite 3-A		P-25 (101.88 Acs) ABS	314
Boca Raton, FL	ZIP	33432-7452	

77.

NAME & ADDRESS	NCB/CB	BLK	LOT
Slack, Kirk & Karen	4709F	2	15
3202 Chatterton Dr.			
San Angelo, TX	ZIP	76904-6051	

78.

NAME & ADDRESS	NCB/CB	BLK	LOT
Ramirez, Peter E.	4709F	2	19
318 Woodway Forest Dr.			
San Antonio, TX	ZIP	78216-1647	

79.

NAME & ADDRESS	NCB/CB	BLK	LOT
Herrera, Joel A. & Yolanda V.	4709F	2	20
27740 Ranch Lane			
Boerne, TX	ZIP	78006-4816	

80.

NAME & ADDRESS	NCB/CB	BLK	LOT
Reveles, Trinidad & Yolanda	4709F	2	21
27750 Ranch Lane			
Boerne, TX	ZIP	78006-4816	

81.

NAME & ADDRESS	NCB/CB	BLK	LOT
Carroll, Thomas R. & Anne R.	5996	3	8
9920 Dos Cerros			
Boerne, TX	ZIP	78006-5146	

82.

NAME & ADDRESS	NCB/CB	BLK	LOT
Carroll, Thomas R. & Anne R.	5996	3	9
9920 Dos Cerros			
Boerne, TX	ZIP	78006-5146	

83.

NAME & ADDRESS	NCB/CB	BLK	LOT
Carroll, Thomas R. & Anne R.	5996	3	10
9920 Dos Cerros, Loop E			
Boerne, TX	ZIP	78006-5146	

84.

NAME & ADDRESS	NCB/CB	BLK	LOT
Gonzalez, Miguel Angel & Rosa Ortiz	5996	3	11
222 S. Main St.			
Boerne, TX	ZIP	78006-2334	

85.

NAME & ADDRESS	NCB/CB	BLK	LOT
Correra, Vincent C & Anna C.	5996	3	12
9278 Aqua Dr.			
Boerne, TX	ZIP	78006-5333	

86.

NAME & ADDRESS	NCB/CB	BLK	LOT
Creel, Robert Michael & Elizabeth	5996	3	13, 14
9314 Aqua Dr.			A,B & C
Boerne, TX	ZIP	78006-5334	

87.

NAME & ADDRESS	NCB/CB	BLK	LOT
Coughenour, James A.	5996	8	TR E or P-1
4302 Golden Spice			
San Antonio, TX	ZIP	78222-4850	

88.

NAME & ADDRESS	NCB/CB	BLK	LOT
Nichols, Brian P. & Anabel	4707D		10
6533 Spring Hurst St.			
San Antonio, TX	ZIP	78249-2915	

89.

NAME & ADDRESS	NCB/CB	BLK	LOT
Bradley, Robert E. & Madelyn F.	4707D		32
9777 Windwood Dr.			
Boerne, TX	ZIP	78006-5308	

90.

NAME & ADDRESS	NCB/CB	BLK	LOT
Valdez, Willie P.	4707D		33
14884 Windwood Dr			
Boerne, TX	ZIP	78006-0000	

91.

NAME & ADDRESS	NCB/CB	BLK	LOT
Southerland, Steve S. & Tina M. Palmer	4707D		34
9761 Windwood Dr			
Boerne, TX	ZIP	78006-5308	

92.

NAME & ADDRESS	NCB/CB	BLK	LOT
McGuire, Richard P. & Terri R.	4707D		35
9753 Windwood Dr			
Boerne, TX	ZIP	78006-5308	

93.

NAME & ADDRESS	NCB/CB	BLK	LOT
Shrader, Phillip & Rolanda N.	4707D		36
9741 Windwood Dr			
Boerne, TX	ZIP	78006-5308	

94.

NAME & ADDRESS	NCB/CB	BLK	LOT
Jones, David M. & Arlene	4707D		37
P.O. Box 251			
Bruni, TX	ZIP	78344-0251	

95.

NAME & ADDRESS	NCB/CB	BLK	LOT
Cooley, Gentry C. & Deborah K.	4707D		38
9715 Windwood Dr.			
Boerne, TX	ZIP	78006-5308	

96.

NAME & ADDRESS	NCB/CB	BLK	LOT
Cooley, Gentry C. & Deborah K.	4707D	E 50 ft. of 39	
9715 Windwood Dr.			
Boerne, TX	ZIP	78006-5308	

97.

NAME & ADDRESS	NCB/CB	BLK	LOT
Hovey, Richard D. Jr. & Denise	4709 D	W 600 ft. of 39	
9707 Windwood Dr.			
Boerne, TX	ZIP	78006-5308	

98.

NAME & ADDRESS	NCB/CB	BLK	LOT
ONeill, Michael G & Linda J.	4683A	8	5
27645 Autumn Glen			
Boerne, TX	ZIP	78006-5212	

99.

NAME & ADDRESS	NCB/CB	BLK	LOT
Page, Robert Allen & Laura M.	4683A	5	17
27640 Autumn Glen			
Boerne, TX	ZIP	78006-5205	

100.

NAME & ADDRESS	NCB/CB	BLK	LOT
Breeding, Bayard W. & Margaret F.	4683A	5	16
27610 Autumn Glen			
Boerne, TX	ZIP	78006-5205	

101.

NAME & ADDRESS	NCB/CB	BLK	LOT
Ferguson, Donald J. & Shirley	4683A	5	15
27522 Autumn Glen			
Boerne, TX	ZIP	78006-5241	

102.

NAME & ADDRESS	NCB/CB	BLK	LOT
Longtex, Inc.	4709 P-1	ABS 314	
1111 Bagby, Suite 4700			
Houston, TX	ZIP	77002-2543	

103.

NAME & ADDRESS	NCB/CB	BLK	LOT
McLemore, Mark G. & Karen S.	4683A	5	12 &
27436 Autumn Glen			S 92.47 ft of 13
Boerne, TX	ZIP	78006-5204	

104.

NAME & ADDRESS	NCB/CB	BLK	LOT
Gantka, Douglas Lynn & Anna Jean	4683A	5	11 (10)
27416 Autumn Glen			
Boerne, TX	ZIP	78006-5204	

105.

NAME & ADDRESS	NCB/CB	BLK	LOT
Gantka, Douglas Lynn & Anna Jean	4683A	5	10 (10)
27416 Autumn Glen			
Boerne, TX	ZIP	78006-5204	

106.

NAME & ADDRESS	NCB/CB	BLK	LOT
Giles, Joseph E. & Susan G.	4683A	5	9
27406 Autumn Glen			
Boerne, TX	ZIP	78006-5204	

107.

NAME & ADDRESS	NCB/CB	BLK	LOT
Cottrell, Fred D. & Amy	4683A	5	8
27332 Autumn Glen			
Boerne, TX	ZIP	78006-5204	

108.

NAME & ADDRESS	NCB/CB	BLK	LOT
Bulriss, Michael E. & Susan A.	4683A	5	7
27322 Autumn Glen			
Boerne, TX	ZIP	78006-5204	

109.

NAME & ADDRESS	NCB/CB	BLK	LOT
Hackler, Matthew	4683A	5	6
27312 Autumn Glen			
Boerne, TX	ZIP	78006-5204	

110.

NAME & ADDRESS	NCB/CB	BLK	LOT
Lozano, Robert E. & Liza V.	4683A	5	5
9314 Proclamation Dr.			
San Antonio, TX	ZIP	78240-2869	

111.

NAME & ADDRESS	NCB/CB	BLK	LOT
White, Jere C. & Carlyn	4683A	5	4
27240 Autumn Glen			
Boerne, TX	ZIP	78006-5240	

112.

NAME & ADDRESS	NCB/CB	BLK	LOT
Knudtson, James N. & Joy L.	4709B		138
26302 Quail Grove Lane			
Boerne, TX	ZIP	78006-5519	

113.

NAME & ADDRESS	NCB/CB	BLK	LOT
Kite, Kevin K. & Katrina R.	4709B		129
26705 Turkey Run			
Boerne, TX	ZIP	78006-5510	

114.

NAME & ADDRESS	NCB/CB	BLK	LOT
Barreras, Judith A. & Robynn Rae Sweet	4709B		99
26726 Turkey Run			
Boerne, TX	ZIP	78006-5509	